

File No: 04-57
Prepared By & Return To:
Bridgforth & Buntin
P. O. Box 241
Southaven, MS
(662) 393-4450

BK 0467 PG 0589

WARRANTY DEED

BRIDGFORTH PROPERTIES, INC.

GRANTOR(S)

TO

D.B. BRIDGFORTH, JR., ETAL

GRANTEE(S)

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good, and valuable considerations, the receipt of all of which is hereby acknowledged, BRIDGFORTH PROPERTIES, INC. do hereby sell, convey and warrant unto D.B. BRIDGFORTH, JR., TAYLOR BUNTIN, & BARRY W. BRIDGFORTH, JR., the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

SEE ATTACHED LEGAL DESCRIPTION

The warranty in this deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in DeSoto County, Mississippi, and further subject to all applicable building restrictions and the restrictive covenants of record.

Taxes for the current year have been pro-rated on an estimated basis.

Possession is to be given with deed.

WITNESS our signatures this the 14th day of January, 2004.

STATE MS.-DE SOTO CO.

MAR 22 1 12 PM '04

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CLK.

BRIDGFORTH PROPERTIES, INC.

By: Al Spencer
Al Spencer, Vice-President

STATE OF MISSISSIPPI
COUNTY OF DESOTO

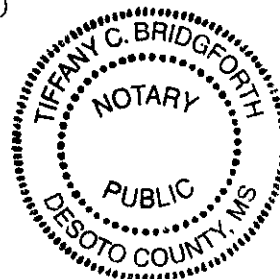
PERSONALLY appeared before me, the undersigned authority in and for said County and State, on 14th day of January, 2004, within my jurisdiction, the within named Al Spencer who acknowledged that he is Vice-President of BRIDGFORTH PROPERTIES, INC., and that in said representative capacity he executed the above and foregoing Warranty Deed, after first having been duly authorized so to do.

My Commission expires:
8-13-06

Tiffany C. Bridgforth
NOTARY PUBLIC

Grantor Address & Phone:
3606 Bridgforth Road
Olive Branch, MS 38654
Business: 662-895-4441

Grantee Address & Phone:
1607 Stateline Road
Southaven, MS 38671
Business: 662-393-4450



BOUNDARY SURVEY OF 1.08, MORE OR LESS, ACRES OF LAND BEING LOCATED IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 4, TOWNSHIP 2 SOUTH, RANGE 7 WEST, AND BEING KNOWN AS LOT 54 A PART OF THE WILDWOOD WEST SUBDIVISION (UNRECORDED) SOUTHAVEN, DESOTO COUNTY MISSISSIPPI.

BEGIN AT AN FENCE RAIL (FOUND) SAID RAIL BEING THE NORTHEAST CORNER OF LOT 47 WILDWOOD WEST SUBDIVISION, SECTION "D", RECORDED IN PLAT BOOK 30, PAGE 30; THENCE NORTH 88 DEGREES 48 MINUTES 00 SECONDS EAST 249.04 FEET TO AN IRON PIN (FOUND); THENCE CONTINUE NORTH 88 DEGREES 48 MINUTES 00 SECONDS EAST 13.95 FEET TO A POINT IN THE WESTERLY LINE OF GETWELL ROAD (108' R.O.W.); THENCE SOUTH 02 DEGREES 14 MINUTES 00 SECONDS EAST ALONG SAID RIGHT-OF-WAY 207.03 FEET TO AN IRON PIN (SET); THENCE NORTH 65 DEGREES 05 MINUTES 33 SECONDS WEST ALONG THE NORTHERLY LINE OF LOT 53 OF WILDWOOD WEST (UNRECORDED) 138.04 FEET TO A FENCE RAIL (FOUND); THENCE SOUTH 88 DEGREES 28 MINUTES 23 SECONDS WEST 157.38 FEET TO A FENCE RAIL (FOUND); THENCE NORTH 00 DEGREES 58 MINUTES 00 SECONDS WEST ALONG THE EASTERLY LINE OF LOT 47 OF WILDWOOD WEST, SECTION "D" 207.00 FEET TO THE POINT OF BEGINNING CONTAINING 1.08, MORE OR LESS, ACRES OF OF LAND (170,448, MORE OR LESS, SQUARE FEET) BEING SUBJECT TO ALL CODES, REGULATIONS, REVISIONS, RESTRICTIONS, EASEMENTS AND RIGHT-OF-WAY OF RECORD.

REFERENCE MATERIAL

DEED BOOK 218, PAGE 80
DEED BOOK 243, PAGE 342
PLAT BOOK 30 PAGE 30